

VIRGINIA:

IN THE CIRCUIT COURT OF FAUQUIER COUNTY

**FAUQUIER COUNTY
BOARD OF SUPERVISORS,**

Complainant.

v.

IN CHANCERY NO. 01-186

TOMMY JOHNSON, et al.

Respondents.

CERTIFICATE OF TITLE

I, Horace E. Herndon, Jr., Certified Title Examiner, certify that I reviewed the Fauquier County land records, and in my opinion **the Heirs and Descendants of Richard Raymon, a/k/a/ Richard Raymond,** are the record owners of the property described as:

All that certain tract or parcel of land described as being on the east side of the county road opposite Willow Spring and running S.E. with said line to T. C. Pilcher's line, (formerly Smith's); thence with T. C. Pilcher's line S.W. to J.A. Pilcher's fence on ditch bank, thence with J.A. Pilcher's fence to the plat of beginning, containing three (3) acres, more or less.

Less and except therefrom a parcel containing 1.11 acres, more or less, conveyed to Joseph D. Raymond and Vernell C. Raymond, by Deed dated June 5, 1962 and recorded in Deed Book 217 at Page 51 among the Fauquier County, Virginia land records.

Said property being the residue of the property conveyed to Richard Raymon by Deed dated May 12, 1899, and recorded May 29, 1899, in Deed Book 90 at Page 404, and also known as PIN 7900-90-8099-000, among the aforementioned land records.

As contained in the attached Title Report, all liens affecting title and recorded among the Fauquier County land records, including Fauquier County tax liens, are described as follows:

1. Fauquier County real estate taxes 1991 to present.

2. The State Bank of Remington, Inc. has a judgment lien against the interest of George R. Raymond by judgment for \$2,385.71, with 16% interest from February 21, 1986, plus court costs and 25% attorney's fees, docketed April 24, 1986 in JLD 14 at page 880.

3. Fauquier Hospital, Inc. has a judgment lien against the interest of William Raymond and by judgment for \$5,551.45, with interest at 18% from April 1, 1986, 18% attorney's fees and costs, docketed April 10, 1987 in JLD 15 at page 234.

4. Fauquier Anesthesiologists, P.C. has a judgment lien against the interest of William Raymond by judgment for \$430.00, with interest at 8% from August 5, 1987 and costs, docketed August 26, 1987 in JLD 15 at page 386.

5. Fauquier Hospital, Inc. has a judgment lien against the interest of Peggy A. Banks by judgment for \$2,686.05, with interest at 18% from January 28, 1989, 30% attorney's fees and costs, docketed October 24, 1989 in JLD 16 at page 210.

6. Fauquier Hospital, Inc. has a judgment lien against the interest of William R. Raymond by judgment for \$1,201.57, with interest at 18% from June 2, 1990, 30% attorney's fees and costs, docketed May 6, 1991.

7. Commonwealth of Virginia, Department of Mental Health, Mental Retardation and Substance Abuse has a judgment lien against the interest of Mary L. Johnson, by judgment for \$95,720.70, with 9% interest from February 24, 1993, docketed February 25, 1993 in JLD 93 at page 220.

8. Nationsbank of North Carolina has a judgment lien against the interest of Mary A. Raymond by judgment for \$1,378.36, with interest at 9% from June 1, 1994, \$18.00 court costs and 20% attorney's fees, docketed June 20, 1994 in JLD 94 at page 570.

9. Blue Ridge Orthopaedic Associates has a judgment lien against the interest of Richard Raymond, Jr., by judgment for \$140.68, with 9% interest from September 7, 1994 and \$18.00 court costs, docketed August 8, 1995 in JLD 95 at page 841.

10. Fauquier County Treasurer has a judgment lien against the interest of Mary Kathleen Johnson by judgment for \$179.76, with 10% interest from May 1, 2001, with court costs of \$12.00, docketed April 18, 2002, in JLD 02 a page 513.

11. The Fauquier Bank has a judgment lien against the interest of Thomas C. Johnson by judgment for \$886.22, with 9% interest from November 8, 2002, with 33% attorney fees and court costs, docketed March 21, 2003, in JLD 03 at page 385.

12. United States Internal Revenue Service holds a judgment lien against the interest of Richard Raymond for \$115,708.95, docketed March 18, 2005, in JLD 05 at page 329.

13. First Virginia Credit Services holds a judgment lien against the interest of Robert Raymond, a/k/a Robert L. Raymond, for \$3,171.22, with interest at 10.45% from November 14, 2002, court costs and attorney's fees, docketed August 22, 2003, in JLD 03 at page 1201.

14. Commonwealth of Virginia, Virginia Employment Commission holds a judgment lien against the interest of Robert L Raymond for \$65.57, with 1-½% interest, docketed February 16, 2005, in JLD 05 at page 163.

15. First Virginia Bank holds a judgment lien against the interest of Joan C. Barland and Lance C. Barland in the amount of \$1,600.17, with 16.98% interest from August 31, 1994, plus court costs, docketed October 18, 1994, in JLD 94 at page 1018.

The following judgments noted on the Title Report are no longer liens against this parcel because the twenty (20) year Statute of Limitations to enforce them has run and they have not been re-docketed:

Fauquier Hospital, Inc. has a judgment lien against the interest of George R. Raymond by judgment for \$1,171.99, with 6% interest from May 31, 1982, until February 29, 1984, and 12% thereafter, plus court costs, docketed March 20, 1984.

I further certify that I personally prepared the attached Title Report based on my review of the Fauquier County land records. The effective date of the Title Report is June 16, 1999, and updated through April 1, 2005.

Date: _____

Horace E. Herndon, Jr.
Certified Title Examiner

COMMONWEALTH OF VIRGINIA:
COUNTY OF FAUQUIER, to wit

SUBSCRIBED, ACKNOWLEDGED AND SWORN to before me, the undersigned Notary Public, in and for the County of Fauquier, in the Commonwealth of Virginia, this ____ day of _____, 2005.

Notary Public

My Commission expires:
